

CITY OF CHARLESTON

PLANNING COMMISSION MEETING REPORT

MEETING OF JANUARY 16, 2013

A meeting of the City of Charleston Planning Commission was held at **5:00 p.m., on Wednesday, January 16, 2013** in the Meeting Room, Third Floor at 75 Calhoun Street (Charleston County School District Building). The following items were considered:

REZONINGS

1. **19 Folly Rd Blvd (West Ashley) TMS# 4211100063** – 0.4 ac. Request rezoning from General Business (GB) to Mixed-Use (MU-2).

RECOMMENDED APPROVAL

2. **25 Folly Rd Blvd (West Ashley) TMS# 4211100058** – 1.78 ac. Request rezoning from General Business (GB) to Mixed-Use (MU-2).

RECOMMENDED APPROVAL

3. **35 Folly Rd Blvd (West Ashley) TMS# 4211100057** – 3.44 ac. Request rezoning from General Business (GB) to Mixed-Use (MU-2).

RECOMMENDED APPROVAL

4. **Bees Ferry Rd (West Ashley) TMS# 3560000013** – 9.91 ac. Request rezoning from Diverse Residential (DR-12) to General Business (GB).

RECOMMENDED APPROVAL

SUBDIVISIONS

1. **Walter Dr & Cane Slash Rd (Maybank Village - Johns Island) TMS# 3130000054, 056 & 057** – 59.22 ac. Request subdivision concept plan approval. Single-Family Residential (SR-6) pending City Council approval.

APPROVED

2. **Harbortowne Rd (Harbor Woods - James Island) TMS# 4280000009** – 15.35 ac. Request subdivision concept plan approval. Zoned Single-Family Residential (SR-1).

APPROVED WITH CONDITION

ZONING

1. **1109 Wappoo Rd (West Ashley) TMS# 3511500003 - 3.30 ac.** - Request zoning of General Business (GB). Zoned Community Commercial (CC) in Charleston County.

RECOMMENDED APPROVAL

2. **Clements Ferry Rd (Cainhoy) TMS# 2710002159 – 6.84 ac.** - Request zoning of Light Industrial (LI). Zoned Light Industrial (LI) in Berkeley County.

RECOMMENDED APPROVAL

ORDINANCE AMENDMENTS

1. Barre St and Halsey St (Barre/Halsey PUD - Peninsula) TMS# 4570204026, 027, 028, 029, 030, 048, 049, 050, 051 and 052 – 2.60 acres. Request an amendment to the Planned Unit Development Master Plan and Development Guidelines for this property.

DEFERRED BY APPLICANT

2. Request approval to amend Chapter 54 of the Code of the City of Charleston (Zoning Ordinance) by adding to Sec. 54-120, Definition's, definitions for "Deferred Presentment Lender", "Title Loan Lender" and "Short Term Lender", and by adding to Sec. 54-207, Part 3, Table of Permitted Uses, a classification for "Short Term Lender" as a conditional use in the General Business (GB) and Light Industrial (LI) and Heavy Industrial (HI) zoning districts and by adding a subpart (u.) setting out the conditions for such uses.

RECOMMENDED APPROVAL

REPORT OF THE TECHNICAL REVIEW COMMITTEE

Over the past month, the following subdivision projects were submitted to the TRC for review and approval. The findings of the TRC shall be presented to the Planning Commission. Items approved by the TRC comply with all applicable regulations and standards of the City of Charleston.

PRELIMINARY & FINAL PLATS

1. MAYBANK HWY (CROWNE APTS – JOHNS ISLAND) - TMS# 3130000018, 34.55 ac, large tracts & new roads, PUD. Preliminary subdivision plat under review.
2. 1623 SECESSIONVILLE RD (JAMES ISLAND) - TMS# 4270000075, 1.9 ac, 2 lots, SR-1. Final subdivision plat approved.
3. 2451 KEMWAY ROAD (JOHNS ISLAND) - TMS# 3170000230, 6.914 acres, 2 lots, RR-1. Final subdivision plat approved.
4. ALBEMARLE RD (WEST ASHLEY)- TMS# 4211500001, 2 lots, 0.19 ac + resid, SR-1. Final subdivision plat under review.
5. LOUISVILLE STREET (DANIEL ISLAND PARCEL CC PHASE 3A) TMS# 2750000116, 24 lots, 5.4 acres, DI-R. Final subdivision plat approved.
6. MAYBANK HWY (SHADE TREE APTS – JOHNS ISLAND) - TMS# 3130000085, 21.976 ac, 2 tracts, SR-1/ND. Final subdivision plat approved.
7. BEES FERRY RD (WEST ASHLEY CIRCLE) - TMS# 3010000031 & 040 – 103.322 ac, 4 tracts. Final subdivision plat approved.

ROAD CONSTRUCTION PLANS

1. MAYBANK HWY (CROWNE APTS – JOHNS ISLAND) - TMS# 3130000018, 34.55 ac, large tracts & new roads, PUD. Road construction plans under review.
2. SPRING/FISHBURNE/US 17 (PENINSULA) NO TMS# - right-of-way. Road construction plans under review.